

**RENT ANALYSIS: MOBILE HOME AND RV PARK**

For Calendar Year **2016**  
**REAL ESTATE DIVISION**

**CONFIDENTIAL**  
**Per F. S. 195.027**

Marsha M. Faux, CFA, ASA  
 Polk County Property Appraiser  
 255 N. Wilson Avenue  
 Bartow, Florida 33830-3901

**BUSINESS NAME:** \_\_\_\_\_

**PROPERTY ADDRESS:** \_\_\_\_\_

**REAL ESTATE #:** \_\_\_\_\_

Rental Sites							
LINE	Type (MH or RV) Lot Only Rent Unit + Lot Rent	Term (Year Round, Seasonal, Weekly, Daily)	Location (standard, superior, waterfront, golf front, near clubhouse, etc.)	Number of Lots	Rate	Per Month, Per Week, or Per Day	Typical Vacancy Rate*
1							
2							
3							
4							
5							
6							
7							

\* For seasonal units, show vacancy **during season**. For other terms, show average annual vacancy.

Residential Units							
LINE	Type (MH, RV, Cottage, Mult- Fam, Motel)	Term (Year Round, Seasonal, Weekly, Daily)	Location (standard, superior, waterfront, golf front, near clubhouse, etc.)	Number of Units	Rate	Per Month, Per Week, or Per Day	Typical Vacancy Rate*
1							
2							
3							
4							
5							
6							
7							

\* For seasonal units, show vacancy **during season**. For other terms, show average annual vacancy.

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<b>Leased Business Space</b>						
<b>LINE</b>	<b>Type</b> (Restaurant, Retail, Office, etc.)	<b>Commercial Tenant's Name</b>	<b>Sq. Ft.</b> <b>Leased</b>	<b>Rate</b>	<b>Per</b> <b>Month,</b> <b>Per</b> <b>Week,</b> <b>or Per</b> <b>Day</b>	<b>Typical</b> <b>Vacancy</b> <b>Rate</b>
1						
2						
3						
4						
5						
6						
7						

<b>Included in Rents</b>					
<b>Line</b>	<b>Item</b>	<b>Rental Sites</b>	<b>Residential</b> <b>Units</b>	<b>Business</b> <b>Space</b>	<b>Comment</b>
1	Electric				
2	Water				
3	Sewer/septic				
4	Garbage				
5	Cable TV				
6	Lawn Service				
7					

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<b>Actual Income: 2016</b>			
	<b>Rental Income</b>	<b>Comments</b>	
MH and RV Sites	\$		
Residential Units	\$		
Leased Business Space	\$		
Total Rental Income	\$		
	<b>Other Income</b>		
Boat Slips	\$		
Vehicle Storage	\$		
Recreation Hall Rental	\$		
Mini Warehouses	\$		
Laundry	\$		
Propane Gas	\$		
Vending Machines	\$		
Pass Through	\$		
Other	\$		
Total Other Income	\$		
Total Income	\$		

<b>Actual Expenses: 2016</b>		
	<b>Expense</b>	<b>Comments</b>
<b>Administrative</b> (management, payroll, legal fees, etc.)	\$	
<b>Insurance</b> (annual premiums for property-related insurance only)	\$	
<b>Utilities</b> (annual electric, water, sewer, cable TV, garbage, etc.)	\$	
<b>Maintenance</b> (paving, buildings, pool, etc.)	\$	
<b>Supplies</b> (pool, office, etc.)	\$	
<b>Real Estate Taxes</b>	\$	
<b>Reserves for Replacement</b>	\$	
<b>Other Expenses</b> (attach details for amount shown)	\$	
<b>Total Expenses</b>		

SIGNATURE/TITLE \_\_\_\_\_

DATE \_\_\_\_\_ TELEPHONE # \_\_\_\_\_

EMAIL ADDRESS \_\_\_\_\_